

STATE OF CALIFORNIA
CAPITAL OUTLAY
BUDGET CHANGE PROPOSAL (COBCP)
COVER PAGE (REV 06/15)

DEPARTMENT OF FINANCE
915 L Street
Sacramento, CA 95814
IMS Mail Code: A15

BUDGET YEAR 2016-17

BUSINESS UNIT: 3790 COBCP NO: 2 PRIORITY: 2 PROJECT ID: 0000697

DEPARTMENT: Department of Parks and Recreation

PROJECT TITLE: Torrey Pines SNR: Utility Modernization

TOTAL REQUEST (Dollars in thousands) \$2,149 MAJOR/MINOR: MA

PHASE(S) TO BE FUNDED: C PROJ CAT: CRI CCCI: 6069

SUMMARY OF PROPOSAL:

The Department of Parks and Recreation (Department) is requesting \$2.1 million for the construction phase of this continuing project from available Proposition 84 bond funds (Safe Drinking Water, Water Quality and Supply, Flood Control, River and Coastal Protection Bond Act of 2006). This project will connect the park to the local sewer system to address significant public health and safety concerns, to avoid sensitive habitat degradation, and to reduce deferred maintenance and ongoing repair costs. The project also includes associated upgrades to the aging water and utility infrastructure.

HAS A BUDGET PACKAGE BEEN COMPLETED FOR THIS PROJECT? N

REQUIRES LEGISLATION? N IF YES, LIST CODE SECTIONS:

REQUIRES PROVISIONAL LANGUAGE? N





IMPACT ON SUPPORT BUDGET: ONE-TIME COSTS: N FUTURE COSTS: Y

FUTURE SAVINGS: Y REVENUE: Y

DOES PROPOSAL AFFECT ANOTHER DEPARTMENT? IF YES, ATTACH COMMENTS N

OF AFFECTED DEPARTMENT SIGNED BY ITS DIRECTOR/DESIGNEE.

SIGNATURE APPROVALS:

	
PREPARED BY	REVIEWED BY
	
DEPARTMENT DIRECTOR	AGENCY SECRETARY
DATE 12/31/15	DATE 1/4/16

DOF ANALYST USE

DOF ISSUE # _____ PROGRAM CAT: _____ PROJECT CAT: _____ BUDG PACK STATUS: _____
ADDED REVIEW: SUPPORT: _____ OCIU: _____ FSCU/ITCU: _____ OSAE: _____ CALSTARS: _____

Original Signed By:

PPBA: Andrea Scharffer DATE SUBMITTED TO LEGISLATURE: 1-7-16

A. PURPOSE OF THE PROJECT

Torrey Pines State Natural Reserve (SNR) is a majestic wilderness in the midst of an increasingly urban area. This fragile environment is the home of our nation's rarest pine tree - *Pinus torreyana*. The park preserves not only the trees, but also one of the last salt marshes and waterfowl refuges in Southern California. The reserve features high broken cliffs and deep ravines on headlands overlooking the ocean. Hikers can follow trails through stands of wind-sculpted pines. A picturesque, pueblo-style structure that served as a restaurant when it was built in 1923 houses the visitor center and features interpretive displays. Torrey Pines State Beach, adjacent to the reserve, covers 4.5 miles of coastline. The sandy beach invites swimming, surfing, and fishing. The beach and reserve together are very popular with the public and parking lots regularly fill up early during the busy season.

Torrey Pines SNR has one public restroom servicing more than 400,000 annual visitors. Sewage from the restroom currently flows into a leach field built in 1960. In 1999 a report noted the leach field was in need of replacement. In the 15 years since the report, the leach field has failed several times causing raw sewage to flow and pond above-ground, killing native vegetation in the SNR and presenting a health hazard. When the system fails, the restrooms are closed and the park must rent portable toilets while repairs are made and the spills are cleaned. Because of the age of the system, the repeated repairs are less effective with each successive attempt and are expected to occur with greater frequency.

The failing 54 year-old leach field has resulted in the continued degradation of approximately 1-acre of coastal sage scrub habitat that once supported the state and federally listed (threatened) coastal California gnatcatcher. Decommissioning of this leach field would allow for restoration of this site to once again support breeding habitat for the coastal California gnatcatcher.

The park's 94 year-old main water line currently bisects a population of a State of California, State Listed (Endangered) plant—the short-leaved dudleya (*Dudleya brevifolia*). If this portion of the line were to rupture, the scouring, flooding, and subsequent emergency repair efforts would likely involve “take” of the species and result in violation of the State Endangered Species Act. This violation may result in federal fines and at the least, extensive permitting, mitigation, and restoration efforts. The line has failed twice in the last year resulting in costly repairs and an interruption to the park's water and fire suppression service.

The remaining park utility infrastructure, phone, gas and electricity, are spread throughout the park, often in sensitive biological areas. Repairs to these systems often involve damage to sensitive habitats. Consolidating the park's utility infrastructure would reduce maintenance costs and protect sensitive habitat. Repairs to the water and other utility infrastructure are needed, although not as critical as the sewer repairs. However, repairing all the systems separately would result in substantial costs over time for doing the same type of work over and over, often in the same location, and result in repeated disruptions to the public.

The purpose of this project is protect public health by eliminating sewage spills, and to reduce deferred maintenance costs and protect sensitive habitats by replacing and consolidating aging utility infrastructure.

B. RELATIONSHIP TO THE STRATEGIC PLAN

The mission of the California Department of Parks and Recreation is to provide for the health, inspiration, and education of the people of California by helping to preserve the state's extraordinary biological diversity, protecting its most valued natural and cultural resources, and creating opportunities for high-quality outdoor recreation.

This project furthers the California State Parks Strategic Action Plan 2013-14 of the Department's mission by contributing to the following goals:

- Restore public trust and accountability. Repairing the failing systems will allow the park to meet visitor needs, restore the natural resources damaged throughout the park, and prevent any further damage.
- Protect and preserve resources and facilities in the existing State Park System. The current failing sewer system is actively damaging the natural resources that Torrey Pines was set aside to protect. Replacing the leach field with a modern sewer line and removing waste entirely to a proper sewage treatment facility will allow us to align with the Reserve's General Plan. Replacing the water line will prevent inevitable damage that will occur when the 94 year-old line fails and is repaired under emergency conditions.
- Maintain the cleanest park facilities and restrooms in the country. When the leach field fails, raw sewage is able to flow and pond above-ground. Portable restrooms are then required to be put in place while the existing restroom is closed. This project will allow existing restrooms to remain open and will prevent sewage from pooling in the park.

C. ALTERNATIVES

The following alternative solutions were considered to address the identified deficiencies:

Alternative 1: Utility Modernization (this project). This project will connect the park to the local sewer system for the health of the public and to reduce deferred maintenance costs. Associated upgrades will also be made to the aging water and utility infrastructure.

Alternative 2: Holding tank only. This alternative would replace the failed leach field with a 2,500 gallon underground holding tank for the comfort station sewage. Sewage from the comfort station would flow directly into the holding tank, and a commercial pumper truck would empty the tank as needed. This alternative provides less upfront capital expenditures to implement but would generate annual operational costs of approximately \$125,000 to empty the tank on a frequent, regular basis. This alternative does not meet the project goal to reduce ongoing costs or to protect sensitive habitats by replacing and consolidating aging utility infrastructure.

Alternative 3: Sewer repairs only. This project would connect the park to the local sewer system for the health of the public and to reduce deferred maintenance costs. However, associated upgrades to the aging water and utility infrastructure would not be done. Although needed, the repairs to the water and utility infrastructure are not as critical as the sewer repairs but the opportunity exists to repair the infrastructure all at once, placing the utilities in an easily accessible joint trench where possible, removing existing utilities from sensitive habitat areas, and avoiding the cost of repeating similar work, in similar locations, over and over again in the future. It is fiscally prudent and environmentally responsible, as well as less disruptive to the public, to do all the repairs at once.

Alternative 4: No Project. This alternative would do nothing to repair the failing sewer system or to replace and consolidate aging utility infrastructure. Public health would continue to be endangered, the park would experience increasing deferred maintenance costs, and sensitive habitat would continue to be threatened. This alternative meets none of the project goals and prevents the Department from meeting its mission.

D. RECOMMENDED SOLUTION

1. Recommended Alternative and Why

The recommended solution is Alternative 1: Utility Modernization. This project will connect the park to the local sewer system for the health of the public and to reduce deferred maintenance costs. Associated upgrades will also be made to the aging water and utility infrastructure. This is the only alternative that meets all the project goals in a cost effective manner.

2. Detailed Scope Description

This project will connect the park to the local sewer system for the health of the public and to reduce deferred maintenance costs. Associated upgrades will also be made to the aging water and utility infrastructure. In particular the project will:

- Abandon existing onsite sewage disposal systems.
- Connect Park to City of San Diego sewer system including new lift stations, piping, and electricity. This includes studies and upgrades required by the City.
- Install new main water supply lines, fire hydrants, drinking fountains, backflow devices and a water meter.
- Upgrade and install in a joint trench as appropriate – telephone/data, gas, and electricity within the Park. Abandon lines in sensitive habitat.

Provide supporting infrastructure as needed for reliable, sanitary, and compliant sewer, water and other utility infrastructure.

3. Basis for Cost Information

Public works contract costs have been estimated by the Department based on the detailed project scope description, schematics and outline specifications. The estimate is based on RSMeans cost data. Costs are then adjusted for general conditions of the contract, the contractor's overhead, and profit and bonds/insurance. The estimate is then adjusted to the midpoint of the anticipated construction period at a rate of 0.42 percent per month to adjust for the effects of inflation.

Agency retained costs are based on the staff effort and associated operating expenses required to accomplish the identified tasks. Agency retained costs are calculated based on approved salary rates as of January 2015.

4. Comparison to Least Expensive Alternative

The least expensive alternative would be to do no project. However, under this scenario, nothing would be done to repair the failing sewer system or to replace and consolidate aging utility infrastructure. Public health would continue to be endangered, the park would experience increasing deferred maintenance costs, and sensitive habitat would continue to be threatened. Further, the 'No Project' alternative does not allow the department to meet its mission to provide for the health, inspiration, and education of the people of California

by helping to preserve the State's extraordinary biological diversity, protecting its most valued natural and cultural resources and creating opportunities for high-quality outdoor recreation.

5. Impact on Support Budget:

Anticipated One-Time Costs:

No one-time costs are anticipated.

Anticipated Ongoing Costs:

The additional ongoing workload resulting from this project will necessitate the following changes to the department's support budget:

Category	Annual Cost
<u>Staff</u>	
Permanent Staff= ¼ time Maintenance Mechanic	\$15,000
Seasonal Staff	
Staff Benefits	\$6,000
Staff Total	\$21,000
<u>Operating Expense</u>	
Maintenance (pumps and pump parts)	\$3,000
Housekeeping	
Refuse	
Electrical Utilities (operate pumps)	\$5,500
Sewer Utilities	\$7,500
Water Utilities	
Equipment	
Total OE Cost	\$16,000
Total Annual Cost	\$37,000

Justification: The operating costs shown above are normal in nature. These costs will be necessary to maintain and operate the new facilities. It should be noted that overall maintenance and staff costs will be reduced as a result of the project.

Anticipated Revenue Generation:

The project will not result in a change in the department's revenue. It should be noted that revenue generation could significantly decrease as a result of reduced visitation if the project were not implemented and the sewer and water systems failed.

6. Project Risks/Secondary Effects

Risks/Secondary effects of this project may include:

- The project will allow a more seamless coordination with a separate AT&T project to remove 26 utility poles and an associated 1.4 miles of aerial wire and above-ground pedestals from the Natural Reserve. The project will greatly improve the Reserve's visual aesthetics, an important component in the unit's General Plan. The telephone improvements in this project will facilitate the proposed improvements in the AT&T project.

7. Interagency Coordination

Coordination may be needed with various public agencies including:

- California Coastal Commission
- City of San Diego
- San Diego Gas & Electric
- AT&T

8. Attendance History

Recent annual attendance is as follows:

Year	Day-Use	Camping	Total
2009/10	519,562	0	519,562
2010/11	619,252	0	619,252
2011/12	516,931	978	517,909
2012/13	416,448	0	416,448
2013/14	430,204	0	430,204

9. Environmental Indicators

Chapter 664, Statutes of 2003 expresses legislative intent that departments within the Resources Agency use environmental indicators, where applicable, in the development of budget proposals. The Environmental Protection Agency and the Resources Agency have jointly developed an initial set of Environmental Protection Indicators for California. This project could result in improvements in the following indicators:

- Ecosystem Health Indicators – Land Cover and Management & Threatened and Endangered Species – Threatened and Endangered Species – California Threatened and Endangered Species (Type I): Decommissioning of this leach field would allow for restoration of approximately 1-acre of coastal sage scrub habitat that once supported the state and federally listed (threatened) coastal California gnatcatcher
- Ecosystem Health Indicators – Land Cover and Management & Threatened and Endangered Species – Threatened and Endangered Species – California Threatened and Endangered Species (Type I): New main water lines will greatly lessen the threat of impact to a State of California, State Listed (Endangered) plant short-leaved dudleya (*Dudleya brevifolia*).
- Ecosystem Health Indicators – Land Cover and Management & Threatened and Endangered Species – Threatened and Endangered Species – California Threatened and Endangered Species (Type I): Decommissioning of the existing leach field will allow for restoration of the site to once again support breeding habitat for the threatened Coastal California gnatcatcher.

E. CONSISTENCY WITH GOVERNMENT CODE SECTION 65041.1

1. Does the recommended solution (project) promote infill development by rehabilitating existing infrastructure?

Yes

Explanation: The project will rehabilitate the existing infrastructure in the park. The park will be connected to the local sewer system and upgrades will be made to the aging water and utility infrastructure.

2. Does the project improve the protection of environmental and agricultural resources by protecting and preserving the state's most valuable natural resources?

Yes

Explanation: Stopping sewer line breaks and removing infrastructure from sensitive natural areas will help preserve the State's natural resources.

3. Does the project encourage efficient development patterns by ensuring that infrastructure associated with development, other than infill, support efficient use of land and is appropriately planned for growth?

Yes

Explanation: The project will connect the park to the local sewer system and upgrade the water and utility infrastructure to meet current needs and provide room for growth as visitation to the park increases.

F. JUSTIFICATION FOR AGENCY RETAINED ITEMS

This project will likely require a mitigated negative declaration (MND), a coastal permit, and a consultation with State Department of Fish and Wildlife. The Project will occur mainly within a developed area but will be directly adjacent to sensitive habitats, a population of State listed endangered plants, a national register historic road, and an archaeological site.

Environmental, cultural resources, and natural resources staff will be included in this project to acquire all necessary permits, consult with regulatory agencies, and ensure there are minimal impacts to resources in the area.

Existing fixtures in the public restroom facilities will be upgraded to water saving devices which will save on sewer charges and conserve water used in the public facility; new fixtures will be purchased and installed by park staff.

G. PROPOSITION 84 - BOND ACCOUNTABILITY

This project will be funded from Proposition 84, (Safe Drinking Water, Water Quality and Supply, Flood Control, River and Coastal Protection Bond Act of 2006) which provides \$400 million to the Department to achieve the following goals:

- (1) The restoration, rehabilitation and improvement of existing State Park System lands and facilities.
- (2) The expansion of the State Park System to reflect the growing population and shifting population centers and needs of the state.
- (3) The protection of representative natural resources based on the criteria and priorities identified in Public Resources Code Section 75071.

This proposal is consistent with those goals and that of the mission of the Department, the California State Parks Strategic Action Plan 2013-14 and the criteria under the Department's approved Bond Accountability process for the bond's implementation, in accordance with the Governor's Executive Order # S-02-07.

This project will be entered into the Proposition 84 website once authorized and status information on the website will be updated on a quarterly basis. The Department will follow all provisions of existing law related to project implementation.

At the completion of the project, follow-up accountability will be ensured through compliance with the Department's Proposition 84 Follow-Up Accountability Plan. Upon completion of each project, the Project Manager will send a memo to the Program Manager and the project file certifying:

- The amount spent on the project by fund source
- The completed project scope
- The completion date

The Program Manager will review the project close-out certification and the Proposition 84 website will be updated to reflect project completion. All departmental records will be retained according to the approved Department record retention schedule and applicable Proposition 84 bond records will remain available for 35 years for a more detailed audit if it is determined to be necessary.

**DEPARTMENT OF PARKS AND RECREATION
ACQUISITION AND DEVELOPMENT
CAPITAL OUTLAY COST ESTIMATE**

UNIT: Torrey Pines State Natural Reserve
PROJECT: Utility Modernization

DATE: 6/19/2015
BY: RR / SL

DESCRIPTION

This project will connect the park to the local sewer system for the health of the public and to reduce deferred maintenance costs. Associated upgrades will also be made to the aging water and utility infrastructure.

ESTIMATE SUMMARY

Item:

CENTRALIZED SEWAGE PUMP STATION	178,000
SITE SEWAGE PUMP STATIONS	69,000
SEWER POINT OF CONNECTION	31,000
MUNICIPAL SEWER UPGRADES	499,000
TRENCHING	502,000
MUNICIPAL WATER UPGRADES	119,000
TELEPHONE UPGRADES	<u>154,000</u>

ESTIMATED TOTAL CURRENT COSTS on	July 29, 2014	CCCI 5959	1,552,000
Adjust CCCI from	5959 to 6069		<u>29,000</u>
ESTIMATED TOTAL CURRENT COSTS on	June 18, 2015	CCCI 6069	1,581,000
Escalate to Constr Start	26 months at 0.42%/mo		173,000
Escalate to Constr Midpoint	3 months at 0.42%/mo		<u>20,000</u>
ESTIMATED TOTAL CONTRACTS			1,774,000
Contingency @	7%		<u>124,000</u>
ESTIMATED TOTAL CONSTRUCTION COST			1,898,000
ARCHITECTURAL AND ENGINEERING SERVICES			262,000
OTHER PROJECT COSTS			<u>120,000</u>
ESTIMATED TOTAL CONTRACTING AGENCY COSTS			2,280,000
AGENCY RETAINED ITEMS			<u>155,500</u>
ESTIMATED TOTAL PROJECT COST			2,435,500

DEPARTMENT OF PARKS AND RECREATION
ACQUISITION AND DEVELOPMENT
CAPITAL OUTLAY COST ESTIMATE
SUMMARY OF COSTS BY PHASE

UNIT: Torrey Pines State Natural Reserve
PROJECT: Utility Modernization

DATE: 6/19/2015
BY: RR / SL

CATEGORY	S	P	W	C	E	TOTAL
PW CONTRACT COSTS						
PW Contract				1,774,000		1,774,000
PW Contingency				124,000		124,000
SUBTOTAL PW CONSTRUCTION COST				1,898,000		1,898,000
A & E SERVICES						
A & E Design	-	62,000	80,000	20,000		162,000
As-Built Drawings				-		-
Inspection Services				100,000		100,000
Other	-	-	-	-		-
SUBTOTAL A&E SERVICES	-	62,000	80,000	120,000		262,000
OTHER PROJECT COSTS						
Accessibility Review			-	-		-
Construction Management		2,000	2,000	35,000		39,000
Contract Administration	-	-	1,000	-		1,000
Estimating	-	2,000	2,000	-		4,000
Fees	-	-	15,000	5,000		20,000
GIS	-	-	-	-		-
HAZMAT	-	-	-	-		-
Office Administration	-	-	-	-		-
Other	-	-	-	-		-
Permits	-	-	-	-		-
Project Management	-	18,500	18,500	9,000		46,000
Public Communications	-	-	-	-		-
Specialty Consultants	-	10,000	-	-		10,000
Testing	-	-	-	-		-
SUBTOTAL OTHER PROJECT COSTS	-	32,500	38,500	49,000		120,000
TOTAL CONTRACTING AGENCY COST	-	94,500	118,500	2,067,000	-	2,280,000
AGENCY RETAINED ITEMS						
ARI Consultant Contracts	-	-	-	-		-
Cultural Resources	-	25,500	4,000	25,000		54,500
Environmental Review	-	32,500	2,500	-		35,000
Equipment / Material					-	-
Furniture / Fixtures					-	-
General Plan	-	-	-	-		-
Monitoring	-	-	-	-		-
Interpretation	-	-	-	-		-
Natural Resources	-	7,000	2,000	20,000		29,000
Other	-	-	-	11,000		11,000
Signs				-		-
Site Furnishings				26,000		26,000
Site Surveys	-	-	-	-		-
TOTAL AGENCY RETAINED COSTS	-	65,000	8,500	82,000	-	155,500
TOTAL ESTIMATED PROJECT COST	-	159,500	127,000	2,149,000	-	2,435,500

Budget Year 2016-17

Proj ID:

0000697

BU/Entity:

3790

Program II

2860

COBCP #:

2

Priority:

2

MA/MI:

MA

SCHEDULE		PROJECT SPECIFIC CODES			
	mm/dd/yyyy	Proj Mgmt:	DPR	Location:	Torrey Pines SNR
Study Completion		Budg Pack:	N	County:	San Diego
Acquisition Approval		Proj Cat:	CRI	City:	San Diego
Start Preliminary Plans/Performance Criteria	7/1/2015	Req Legis:	N	Cong Dist:	49
Preliminary Plan/Performance Criteria Approval	4/15/2016	Req Prov:	N	Sen Dist:	39
Approval to Proceed to Bid	4/15/2017	SO/LA Imp:	Y	Assm Dist:	75
Contract Award Approval	6/15/2017				
Project Completion	6/30/2018				

mm/dd/yyyy

Proj Mgmt:

DPR

Location:

Torrey Pines SNR

Budg Pack

N

County:

San Diego

Proj Cat:

CRI

City:

San Diego

Reg Legis

N

Cong Dist:

49

Reg Prov

$$\frac{1}{N}$$

Sen Dist:

39

SO/LA Imp

$$\frac{N}{Y}$$

Asm Dist

75

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STATE OF CALIFORNIA		Budget Year 2016-17	
CAPITAL OUTLAY BUDGET CHANGE PROPOSAL (COBCP)		Proj ID:	0000697
FISCAL DETAIL WORKSHEET		BU/Entity:	3790
Department Title:	Department of Parks and Recreation	Program ID	2860
Project Title:	Torrey Pines SNR: Utility Modernization	COBCP #:	2
Program Category:	CRI - Critical Infrastructure Deficiencies - Existing	Priority:	2
Program Subcategory:	NRP - Natural Resource Protection	MAMI:	MA
<p>Identify all items which fit into the categories listed below. Attach a detailed list if funding is included in this request. Provide descriptions and summary estimates for items for which you plan to request funding in the future. When possible, identify funding needs by fiscal year (BY+1 through BY+4).</p>			
PROJECT RELATED COSTS		COST	TOTAL
AGENCY RETAINED:			
Environmental Review (Preliminary Plans : 32; Working Drawings: 3; Construction: 0)		35	
Cultural Resources (Preliminary Plans : 26; Working Drawings: 4; Construction: 25)		55	
Natural Resources (Preliminary Plans : 7; Working Drawings: 2; Construction: 20)		29	
Site Furnishings		26	
Other - Staff time to purchase and install site furnishings		11	
TOTAL AGENCY RETAINED			156
GROUP 2 EQUIPMENT			
TOTAL GROUP2 EQUIPMENT			0
IMPACT ON SUPPORT BUDGET		COST	TOTAL
ONE-TIME COSTS			
TOTAL SUPPORT ONE-TIME COSTS			0
ANNUAL ONGOING FUTURE COSTS			
Permanent Staff (1/4 time Maintenance Mechanic)		21	
Maintenance (pumps and parts)		3	
Utilities (Electrical 5; Sewer 8)		13	
TOTAL SUPPORT ANNUAL COSTS			37
ANNUAL ONGOING FUTURE SAVINGS			
TOTAL SUPPORT ANNUAL SAVINGS			0
ANNUAL ONGOING FUTURE REVENUE			
TOTAL SUPPORT ANNUAL REVENUE			0

STATE OF CALIFORNIA		Budget Year 2016-17	
CAPITAL OUTLAY BUDGET CHANGE PROPOSAL (COBCP)		Proj ID:	0000697
SCOPE/ASSUMPTIONS WORKSHEET			
Department Title:	Department of Parks and Recreation	BU/Entity:	3790
Project Title:	Torrey Pines SNR: Utility Modernization	Program ID	2860
Program Category:	CRI - Critical Infrastructure Deficiencies - Existing	COBCP #:	2
Program Subcategory:	NRP - Natural Resource Protection	Priority:	2
		MA/MI:	MA
<p>Project Specific Proposals: For new projects provide proposed Scope language. For continuing projects provide the latest approved Scope language. Enter Scope language in cell A110.</p>			
<p>Conceptual Proposals: Provide a brief discussion of proposal defining assumptions supporting the level of funding proposed by fiscal year in relation to outstanding need identified for that fiscal year. (Also include scope descriptions for BY+1 through BY+4 in cell A110).</p>			
<p>This project will connect the park to the local sewer system to address significant public health and safety concerns, to avoid sensitive habitat degradation, and to reduce deferred maintenance and ongoing repair costs. The project also includes associated upgrades to the aging water and utility infrastructure.</p>			